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St Johns Road

, Frome , Somerset, BA11 2BA

Rental £1,475 pcm

3 bedroom House available 17 November 2026

8 Harris Close, Frome, Somerset, BA11 5JY
lettings@lettings-r-us.co.uk
01373 454 188

The Property Ombudsman

Opening Times
Mon 09.00 - 20.00; Tues 09.00 - 20.00
Wed 09.00 - 20.00; Thurs 09.00 - 20.00
Fri 09.00 - 20.00; Sat 09.00 - 20.00;
Sun 09.00 - 20.00

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* Unfurnished
* Garage
* Gas Central Heating
* One Reception Room
* Parking
* Garden
* Double Glazing

Situation

A three bedroom semi-detached house with garage/workshop. The property accommodation comprises: kitchen/diner, downstairs bathroom with shower over the bath and heated towel rail, lounge with electric fire with marble back & hearth and pine surround, three bedrooms and an upstairs cloakroom. Outside can be found driveway parking, garage/workshop with power and electronic key fob opening door, front garden laid mainly to gravel and rear garden mainly laid to lawn with patio area and brick built shed with power. The property benefits from double glazing, gas central heating. Available 17th November or 4th January 2027 EPC- D Council Tax Band - A TENANTS: If you choose to take the tenancy on one of our properties; we will ask you to pay a holding deposit of one week's rent per property. This is taken as a holding deposit to reserve you the Property and will be reimbursed off of the first month's rent, unless you fail the credit checks and referencing and then we will be entitled to deduct and retain from the holding deposit. E.G. If the rent is £850pcm then the holding fee will be £196.15. We will be entitled to deduct and retain from the holding deposit if you decide to withdraw from the tenancy or if you fail your credit checks, provide false or misleading information, fail to provide the documents or evidence requested or fail the right to rent checks; it will be refundable if the landlord decides to withdraw. Property Particulars: We endeavour to make our property particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. Any services,

Property Ref: inst-6053

All measurements are approximate.

Further Information

The deposit required is £1,701.92

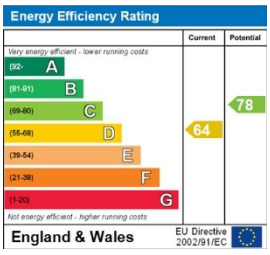
The landlord has requested to include Landlord will not be responsible for repair, replacement or removal of white goods at the property., Tenants are allowed two cats at the property.

The landlord is willing to rent this home to Employed, Self Employed, Own Means, Retired, Company

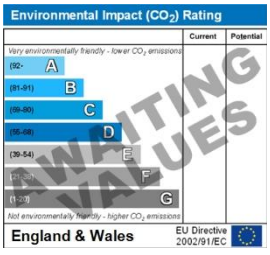
The landlord is willing to rent the property for a minimum of 1 Month and a maximum of 6 Months

Energy Performance Certificates

This home's performance is rated in terms of the energy use per square metre of floor area, energy efficiency based on fuel costs and environmental impact based on carbon dioxide (CO2) emissions.



The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



The environmental impact rating is a measure of a home's impact on the environment in terms of carbon

Creation Date: 03/11/2026

IMPORTANT INFORMATION
For clarification, we wish to inform the prospective tenant that we have prepared these details as a general guide. The agent has not carried out a detailed survey nor tested the services, appliances, or specific fittings (unless otherwise stated), and no warranty can be given as to their condition. All room measurements are taken at floor level. We strongly recommend that all the information which we provide about the property is verified by yourself and your advisers. The contents of this publication are © Lettings-R-Us, 2026. Lettings-R-Us Registered in England No. 5117944